

The purchaser shall settle and comply with the sale terms within ten (10) days after the Circuit Court for Frederick County, Maryland finally ratifies the sale; TIME BEING OF THE ESSENCE.

If the purchaser defaults, in addition to any other legal or equitable remedies available to him, the Substitute Trustee may declare the entire deposit forfeited and resell the premises at the risk and cost of the defaulting purchaser. In such event, the defaulting purchaser shall be liable for the payment of any deficiency in the purchase price, all costs and expenses of both sales, reasonable attorneys' fees, all other charges due and incidental damages. The parties' respective rights and obligations regarding the Terms of Sale and the conduct of the sale shall be governed by and interpreted according to the laws of the State of Maryland.

Prospective bidders and other interested parties may obtain additional or more detailed information concerning this sale by contacting the Substitute Trustee.

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